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NORTON TOWN CLERK

2022 APR 13 AM 10:58

**Town of Norton
Board of Water & Sewer Commissioners
166 John Scott Blvd.
Norton, MA 02766
(508) 285-0280**

**Meeting Minutes
March 22, 2022**

I. Call to Order by Chair

The March 22, 2022 meeting of the Norton Water/Sewer Commissioners was held at 166 John Scott Blvd and remotely (<https://us02web.zoom.us/j/6391519600> - Meeting ID: 639 151 9600; Phone: 646-558-8656 – Meeting ID: 639 151 9600) and was called to order at 5:30 pm, by Commissioner Steven Bishop, Chair. Member(s) present: Commissioner James Jardin and Commissioner Steven Bernstein. Also in attendance: Superintendent Frank Fournier, Assistant Superintendent John Harrop, Office Administrator Brooke Durden, Weston & Sampson's Steve Pedersen, Weston & Sampson's Tara McManus, PGA Tour Charities Representative Attorney Bill Rosa, 196 Mansfield Avenue Representative Elias Patoucheas and Town Planner Paul DiGiuseppe.

Pledge of Allegiance

II. Minutes

1. Minutes from the March 8, 2022 meeting were approved.

Motion was made by Commissioner James Jardin to approve the meeting minutes for the March 8th meeting of the Board of Water/Sewer Commissioners. Seconded by Commissioner Steven Bernstein. Vote: Commissioner Jardin – Aye; Commissioner Bernstein – Aye; Commissioner Bishop – Aye. MOTION PASSES UNANIMOUSLY.

III. Superintendent Updates

1. Sewer: Shortly after the last meeting, we received a call regarding a sewer leak at Red Mill Village. Crews responded and the required notifications went out. Commissioner Steven Bernstein, on behalf of Red Mill Village, wanted to thank the Department for doing a great job and responding so quickly.
2. Wells: Well 5A is performing as expected, causing changes in operations of filters and allowing Wells 1 & 3 to be used less. Last Friday we received notice from

Congressman Jake Auchincloss' office stating we have been approved for funding to replace Wells 4, 5 & 6.

3. Flow Testing: We are working with the Fire Suppression Company to schedule a Fire Hydrant Flow test to determine the sprinkler size for 196 Mansfield Ave. Due to high volume of traffic in that area, we may schedule this test at night.
4. Spring Flushing: We will be working on the Spring flushing schedule and residents will get notified as to when the flushing will begin.
5. Budget: Last night, Assistant Superintendent John Harrop met with the Finance Committee to discuss our FY23 budget. Many line items had to be increased due to the rising costs from suppliers. Assistant Superintendent, John Harrop, mentioned that some numbers need to be fixed; however, it looks good as a whole.

IV. PGA Tour Charities – Transfer of Sewer Rights Discussion

1. Commissioner Steve Bishop invited Attorney Bill Rosa from Wynn & Wynn to discuss the Transfer of Sewer Rights between Campanelli and PGA Tour Charities. Attorney Rosa mentioned that in June of 2020, PGA Tour Charities acquired two parcels of land from Campanelli, both of which Campanelli held Sewer Rights for. Attorney Rosa is asking the Board to approve the Transfer of Sewer Rights over to PGA Tour Charities. As the Town of Norton has First Right of Refusal, the Board would have to approve this request. The Commissioners agreed that the Sewer Rights should stay with the land pending legal documentation.

Motion was made by Commissioner James Jardin to approve the Sewer Transfer Rights from Campanelli to PGA Tour Charities for Parcels 301 and 292 on Map 9 pending appropriate paperwork. Seconded by Commissioner Steven Bernstein. Vote: Commissioner Jardin – Aye; Commissioner Bernstein – Aye; Commissioner Bishop – Aye. MOTION PASSES UNANIMOUSLY.

V. 196 Mansfield Avenue Discussion

1. Commissioner Steve Bishop invited Elias Patoucheas, Manager of Norton Land Ventures LLC, to discuss 196 Mansfield Ave. Mr. Patoucheas is the proposed developer for the site at 196 Mansfield Ave and would like to only pay for the sewer he uses, instead of the sewer capacity the land comes with. Town Planner, Paul DiGiuseppe, would like the Commissioners to come to an agreement with Mr. Patoucheas. Mr. DiGiuseppe mentioned the Town's Planning goal is to promote economic development on vacant parcels that already have a sewer line; therefore, this project is exactly what the Town is looking for. After much discussion between the Commissioners and Mr. Patoucheas, an agreement was made to meet again next month pending on discussion with the Town's Council.

VI. Weston & Sampson – Water/Sewer Project Updates – Steve Pedersen & Tara McManus

Sewer – Steve Pedersen

1. Peer Review has been started for Turtle Crossing; Weston & Sampson's Steve Pedersen will be in touch with Superintendent Frank Fournier to gather the flow data for that sewer station. This Peer Review is in conjunction with the sizing of the generators at Knollwood and Holly Road. Once they are ready to get out to the site, a kickoff meeting will be set up.
2. The contract for Phase 2 at Cobb Street will be sent over so it can be discussed at next meeting.
3. Town Manager, Michael Yunits, reached out and is ready to move forward with the Town Municipal Complex. Weston & Sampson's Steve Pedersen has the contract and will give it to Superintendent Fournier so it can get over to the Town Hall.
4. Weston & Sampson's Steve Pedersen will follow up on the 314 CMR 16 template that MA DEP sent out this week regarding Public Awareness of Sewage Pollution.

Tara - McManus

5. As Superintendent Frank Fournier mentioned earlier, Well 5A is up and running.
6. The contracts for Wells 5 & 6 Replacement Project went out to Dankris and we have been approved for funding.
7. Commissioner Steven Bernstein mentioned that he sent an email asking for some clarification about the plans for White Street since some parts had no labels. Superintendent Frank Fournier stated that there was no connection in the section that was being questioned.

VII. Topics not reasonably anticipated 48 hours in advance

1. Commissioner James Jardin asked if there are any updates regarding Island Brook. Superintendent Frank Fournier mentioned that they have not heard anything recently; however, the last thing he heard was they were trying to get in touch with Condyne to see if they could tie into their sewer main.

VIII. Bills & Correspondence

1. All bills were reviewed, approved and signed.

IX. Next Meeting: April 12th & April 26th

X. Adjournment

Motion was made by Commissioner James Jardin to adjourn the meeting at 7:20pm. Seconded by Commissioner Steven Bernstein. Vote: Commissioner Jardin – Aye; Commissioner Bernstein – Aye; Commissioner Bishop – Aye. MOTION PASSES UNANIMOUSLY.

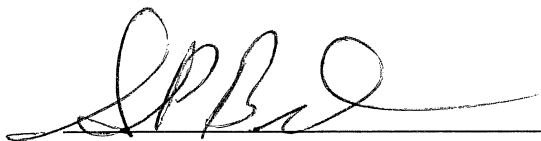
BOARD OF WATER/SEWER COMMISSIONERS
ACCEPTED AND APPROVED MINUTES FOR THE

BOARD MEETING HELD: March 22, 2022

Respectfully submitted,



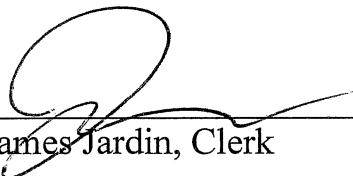
Brooke Durden, Office Administrator



Steve Bishop, Chairman

4-7-22

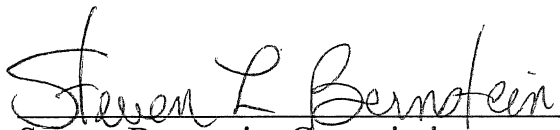
Date Approved



James Jardin, Clerk

4-6-22

Date Approved



Steven Bernstein, Commissioner

4/5/22

Date Approved